



Alan C. Lloyd, Ph.D.
Agency Secretary
Cal/EPA



Department of Toxic Substances Control

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Berkeley, California 94710-2721

SFUND RECORDS CTR
2177535



Arnold Schwarzenegger
Governor

April 15, 2008

Mr. Neal Siler
Lennar Mare Island, LLC
690 Walnut Avenue, Suite 100
Vallejo, CA 94592

LENNAR MARE ISLAND, SITE CHARACTERIZATION AND CLEANUP SUMMARY REPORT FOR PCB SITE AT BUILDING 386 AL#01 IN INVESTIGATION AREA C2, DATED JANUARY 15, 2008

Dear Mr. Siler:

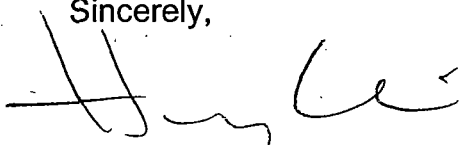
The Department of Toxic Substances Control (DTSC) has reviewed the PCB cleanup summary report dated January 15, 2008 for Building 386 AL#01 in Investigation Area C2. DTSC recommends an evaluation of the indoor air for PCBs.

Building 386 was constructed in the early to mid-1920s as part of a single superstructure (with Buildings 388, 390, and 382). Building 386 was used as a metalworking facility. The building once contained oil-filled circuit breakers or oil-filled fuse cutouts that were removed by the Navy. Previous investigation by the Navy showed PCBs ranging from 1.4 to 11.2 mg/kg. As part of the Navy's Installation Restoration Program site investigation, the Navy also collected six soil samples at 0 to 0.5 feet below ground surface (bgs) and 3.5 to 4 feet bgs and 11 to 11.5 feet bgs and PCBs were not detected above the laboratory reporting limits. In 2007, CH2M Hill performed the cleanup action at the site at 17 different areas within the footprint of Building 386 by removing concrete, asphalt, and soil where PCB exceeded the cleanup goal of 0.74 mg/kg. After the removal action, the maximum PCB remaining are 0.2 mg/kg in concrete, 0.2 mg/kg in asphalt, and 0.17 mg/kg in soil. DTSC has concerns regarding the proposal to not sample indoor air based on historically detected PCBs at the site. There is no clear association that been established between PCB concentrations in building surfaces and indoor air contamination. Therefore, DTSC recommends indoor air sampling to confirm that the indoor air exposure pathway does not pose a significant risk to future receptors. Development and coordination with DTSC concerning the procedures to be used for the indoor air sampling, sample analysis, and results evaluation is necessary to better ensure that the effort will result in being able to make conclusions about health risks.

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Should you have any questions, please contact me at (510) 540-3759.

Sincerely,

A handwritten signature in black ink, appearing to read 'Henry Chui', with a stylized flourish at the end.

Henry Chui, P.E.
Project Manager
Office of Military Facilities

cc: Mr. Brian Thompson, CEG, CHG
Regional Water Quality Control Board
1515 Clay Street, Suite 1400
Oakland, California 94612

Ms. Carolyn d'Almeida
U.S. Environmental Protection Agency (SFD-8-1)
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Ms. Paula Bolio, P.M.P.
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